Key: 5236

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,457

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
RYAN MARY ANNE TRUSTEE MARY ANNE RYAN TRUST 1101 LONG POND ROAD BREWSTER, MA 02631	85-48-0	1101 LONG POND ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
RYAN MARY ANNE TRUSTEE	12/19/2019	F	100	(221439)
RYAN MARY ANNE &	10/24/1994	QS	110,000	(135349)
PAUL F SULLIVAN TRUSTEE	05/21/1991	A	1	N/A-N/A

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
877	12/08/2020	7	ALTERATIONS	140,000	05/02/2022	TCK	100	100
975	11/15/2018	7	ALTERATIONS	11,610	07/18/2019	TCK	100	100
503	06/20/2017	7	ALTERATIONS	6,550	06/15/2018	NF	100	100
859	09/21/2016	7	ALTERATIONS	1,217	03/21/2017	NF	100	100
381	05/30/2012	7	ALTERATIONS	1,834	02/08/2013	SF	100	100

LAND

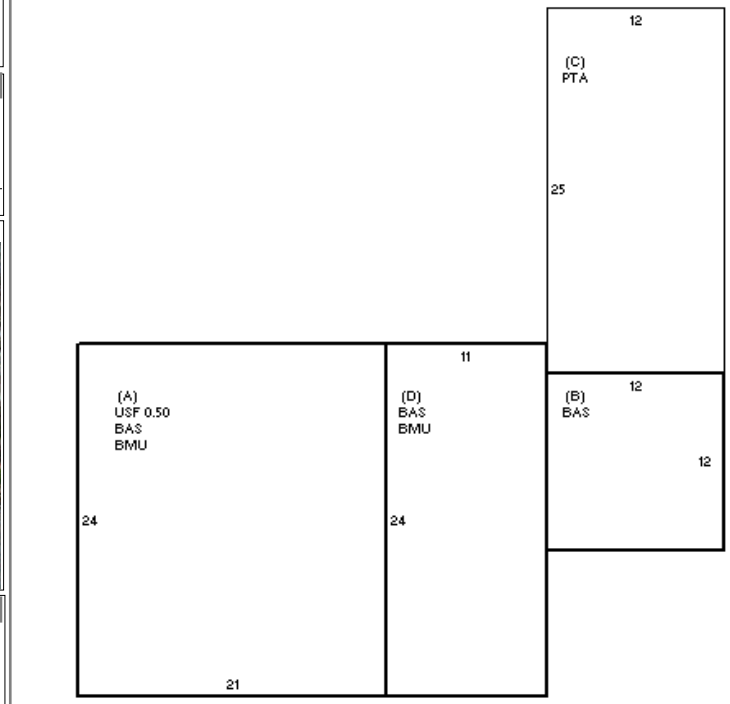
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	46,609	13 1.00	A 1.00	A 1.00	197,280	1.19	A 1.00	RM2 0.90			250,710

TOTAL 1.070 Acres ZONING RM FRNT 0

Nbhd	NBHD 13
St Ind	AVERAGE
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	250,700	236,500
BUILDING	354,400	338,000
DETACHED	1,600	1,600
OTHER	0	0
TOTAL	**606,700**	**576,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	8X10		80	22.01	1,600

PHOTO 05/02/2022

BLDG COMMENTS

CATHEDRAL CEILING
INFO @ DOOR 1/28/2021

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/28/2021	TCK
LIST	1/28/2021	EST
REVIEW	5/20/2022	MR

YEAR BLT	1988	SIZE ADJ	1.000
NET AREA	1,164	DETAIL ADJ	1.000
$NLA(RCN)	$314	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,978
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	768		63.55	48,806
+	BAS	L	BASE AREA	768	1988	271.54	208,546
A	USF	L	UPPER STORY FIN	252	1988	189.44	47,738
B	BAS	L	BASE AREA	144	2020	271.55	39,103
C	PTA	N	PATIO	300		14.60	4,379
	F21	O	FPL 2S 1OP	1		10,354.00	10,354
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN 365,367

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT/ELEC	V

EFF.YR/AGE 2020 / 3

COND	3	3 %	
FUNC	0		
ECON	0		
DEPR	3	% GD	97

RCNLD $354,400